

\$1,100,000 - 2411 52 Avenue Sw, Calgary

MLS® #A2085676

\$1,100,000

4 Bedroom, 4.00 Bathroom, 1,789 sqft

Residential on 0.07 Acres

North Glenmore Park, Calgary, Alberta

An outstanding opportunity awaits in highly desirable North Glenmore Park. Fronting onto green space and located on a quiet cul-de-sac, this contemporary home boasts awesome curb appeal that will have you wanting more. Greeted by a large entry, you will be nothing but impressed with what the remainder of the main floor has to offer. The dream kitchen includes high quality JennAir stainless steel appliances, a large island with breakfast bar, pantry, plenty of cupboard space and overlooks the generous sized living room making it perfect for entertaining. Completing the main floor is a formal dining room, half bathroom, and a good sized mudroom, which provides access to the sunny south facing deck. Upper level includes 3 bedrooms, a full bathroom, and a dedicated laundry room. Primary bedroom has a huge window with picturesque views of the park directly to the north. Full 5 piece ensuite and walk in closet will surely meet your expectations. Other key features include automatic window coverings, central vacuum system, and built-in speakers. A fully developed basement complete with another bedroom, full bathroom, and large family room with wet bar is icing on the cake. Located on a quiet street close to schools, shopping, and downtown Calgary. This is a must see property. Open House October 28 is cancelled.

Built in 2020



Essential Information

MLS® #	A2085676
Price	\$1,100,000
Sold Price	\$1,050,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	1,789
Acres	0.07
Year Built	2020
Type	Residential
Sub-Type	Semi Detached
Style	2 Storey, Side by Side
Status	Sold

Community Information

Address	2411 52 Avenue Sw
Subdivision	North Glenmore Park
City	Calgary
County	Calgary
Province	Alberta
Postal Code	T3E 1K5

Amenities

Parking Spaces	2
Parking	Double Garage Detached

Interior

Interior Features	Bar, Breakfast Bar, Built-in Features, Ceiling Fan(s), Granite Counters, High Ceilings, Kitchen Island, No Smoking Home, Open Floorplan, See Remarks, Storage, Vaulted Ceiling(s), Wet Bar
Appliances	Dishwasher, Garage Control(s), Refrigerator, Stove(s), Washer/Dryer, Window Coverings
Heating	Forced Air, Natural Gas
Cooling	None
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas

Has Basement	Yes
Basement	Finished, Full

Exterior

Exterior Features	Private Yard
Lot Description	Back Lane, Back Yard, Cul-De-Sac, Front Yard, Landscaped, Subdivided
Roof	Asphalt Shingle
Construction	Stucco
Foundation	Poured Concrete

Additional Information

Date Listed	October 11th, 2023
Date Sold	November 10th, 2023
Days on Market	30
Zoning	R-C2
HOA Fees	0.00

Listing Details

Listing Office	RE/MAX HOUSE OF REAL ESTATE
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